

035.0

Map

0001

Block

0013.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 856,900 /

USE VALUE: 856,900 /

ASSESSed: 856,900 /

Total Card /

Total Parcel

856,900

856,900

856,900

PROPERTY LOCATION

No

Alt No

Direction/Street/City

59

BROADWAY, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: IAKOVOU CRYSTAL M/ TRUSTEE

Owner 2: CRYSTAL M IAKOVOU TRUST

Owner 3:

Street 1: 10 VILLAGE CIRCLE

Street 2:

Twn/City: LEXINGTON

St/Prov: MA

Cntry:

Own Occ: N

Postal: 02420

Type:

PREVIOUS OWNER

Owner 1: IAKOVOU CRYSTAL -

Owner 2: -

Street 1: 10 VILLAGE CIRCLE

Twn/City: LEXINGTON

St/Prov: MA

Cntry:

Postal: 02420

NARRATIVE DESCRIPTION

This parcel contains 5,110 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1910, having primarily Vinyl Exterior and 2208 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Z

R3

THREE FAM

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

1

Level

s

Street

t

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

104

Two Family

5110

Sq. Ft.

Site

0

80.

1.01

1

Med. Tr

-10

412,777

412,800

2021

IN PROCESS APPRAISAL SUMMARY

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

104

5110.000

444,100

412,800

856,900

Total Card

0.117

444,100

412,800

856,900

Total Parcel

0.117

444,100

412,800

856,900

Source: Market Adj Cost

Total Value per SQ unit /Card: 388.09

/Parcel: 388.0

Legal Description

User Acct

23986

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Parcel ID

035.0-0001-0013.0

PREVIOUS ASSESSMENT

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2020

104

FV

444,100

0

5,110.

412,800

856,900

856,900

Year End Roll

12/18/2019

2019

104

FV

344,100

0

5,110.

438,600

782,700

782,700

Year End Roll

1/3/2019

2018

104

FV

344,100

0

5,110.

319,900

664,000

664,000

Year End Roll

12/20/2017

2017

104

FV

322,800

0

5,110.

278,600

601,400

601,400

Year End Roll

1/3/2017

2016

104

FV

322,800

0

5,110.

237,300

560,100

560,100

Year End Roll

1/4/2016

2015

104

FV

287,600

0

5,110.

232,200

519,800

519,800

Year End Roll

12/11/2014

2014

104

FV

285,800

0

5,110.

190,900

476,700

476,700

Year End Roll

12/16/2013

2013

104

FV

297,400

0

5,110.

181,600

479,000

479,000

12/13/2012

SALES INFORMATION

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

IAKOVU CRYSTAL

1415-98

5/8/2012

Convenience

100

No

No

923-159

7/1/1979

65,000

No

No

Y

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

9/11/2013

1363

Manual

11,200

C

3/14/1996

61

Manual

10,000

SIDING/GUTTERS

ACTIVITY INFORMATION

Date

Result

By

Name

11/7/2018

MEAS&NOTICE

HS

Hanne S

5/28/2014

External Ins

PC

PHIL C

1/17/2014

Info Fm Prmt

EMK

Ellen K

4/17/2009

Measured

372

PATRIOT

2/28/2000

Mailer Sent

2/24/2000

Measured

263

PATRIOT

11/1/1981

MM

Mary M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - FY2021

apro

2021

